

AUG 31 12 01 PM 1964



TITLE OF REAL ESTATE—Prepared by LOVE, THORNTON & ARNOLD, Attor:

STATE OF SOUTH CAROLINA, GREENVILLE COUNTY

OLLIE FARNSWORTH, R.M.C.

Know All Men by these Presents:

That J. C. Kay in the State aforesaid, in consideration of the sum of ONE AND NO/100THS - - - - - DOLLARS, (\$1.00) AND SATISFACTION OF MORTGAGE IN THE SUM OF \$115.00) AND SUBJECT TO MORTGAGE INDEBTEDNESS

to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said J. C. Hughes, his heirs and assigns

All that certain piece, parcel or lot of land situate on the southern side of Old Farr's Bridge Road, being shown and designated as the front portion of Lot 11 as shown on plat of the property of J. C. Hughes recorded in Plat Book SS at page 136 and described as follows:

BEGINNING at an iron pin on the southern side of Farr's Bridge Road at the joint front corner of Lot 11 and the Hutto lot and running thence with the line of Hutto S. 16-15 W. 152.9 feet, more or less, to pin in line of other property of the grantee; thence with line of said lot, S. 79-40 E. 87 feet to pin in line of Lot 10; thence with line of Lot 10, N. 10-51 E. 152.9 feet to pin on Old Farr's Bridge Road; thence with the southern side of Old Farr's Bridge Road, S. 80-29 E. 105 feet to the point of beginning.

This being the front portion of lot conveyed to the grantor by deed recorded in Deed Book 736 at page 489.

It is understood that this conveyance is made subject to the mortgage held by Fidelity Federal Savings & Loan Association dated September 20, 1961, in the original sum of \$7500.00 recorded in Mortgage Book 869 at page 562, the balance on said mortgage being \$6817.36, and also a certain mortgage executed by J. C. Kay to Lloyd Gilstrap in the original sum of \$1227.93 dated June 27, 1963, recorded in Mortgage Book 932 at page 69.

The mortgage to be satisfied is that recorded in Mortgage Book 960 at page 144.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and his Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s') Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s') Heirs and Assigns against the grantor(s) and the grantor's(s') Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s') hand and seal this 28th day of August in the year of our Lord One Thousand Nine Hundred and Sixty Four

Signed, Sealed and Delivered in the Presence of

J. T. Medlin
James N. Oakman

J. C. Kay (Seal)
(Seal)
(Seal)
(Seal)
(Seal)

STATE OF SOUTH CAROLINA, Greenville County

Personally appeared before me J.T. Medlin

and made oath that he saw the within named grantor(s) J. C. Kay

written deed, and that he, with James N. Oakman and as his act and deed deliver the within witnessed the execution thereof.

Sworn to before me this 28th day of August, A. D., 19 64
Notary Public for South Carolina

J. T. Medlin (Seal)

STATE OF SOUTH CAROLINA, Greenville County

RENUNCIATION OF DOWER

I, Jas. L. Love Notary Public, do hereby certify

unto all whom it may concern, that Mrs. James Kay wife of the within named J. C. Kay did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto J. C. Hughes, his Heirs and Assigns, all her interest and estate, and also her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 28th day of August, A. D., 19 64
Notary Public for South Carolina

Mrs. James Kay (Seal)

Cancelled documentary stamps attached: S. C. \$ ; U. S. \$

Recorded this 31st day of August 19 64, at 12:01 P. M., No. 6547

305- F.A.I. - C.C.